

Property Type:

Commercial Flex Space
(Cell Tower on the site not included. Tower owner has ingress easement.)

Sale Price:

\$865,000.00
(Possible Owner Financing)

Lease Rate:

\$8,500 per month NNN

Land Size:

0.899

Building Size:

Approx. 8,979 SF

±4,979 SF

½ Retail/Services Space
on Ground Level &
½ Office Space Upper
Level

±4,000 SF

Garage/Warehouse
Space w/no HVAC

Area Features:

Close Proximity to N.
Main St / CBD Greenville

Access:

Rutherford Rd.

Parking:

On Site

Zoning:

C-3

Taxes:

\$7,397.97

Tax Map:

0176000200900

**Available for Sale or Lease**

545 Rutherford Rd. Greenville, S.C. 29609



M.S. Shore Company, Inc.
904 N. Church St.
Greenville, SC 29601

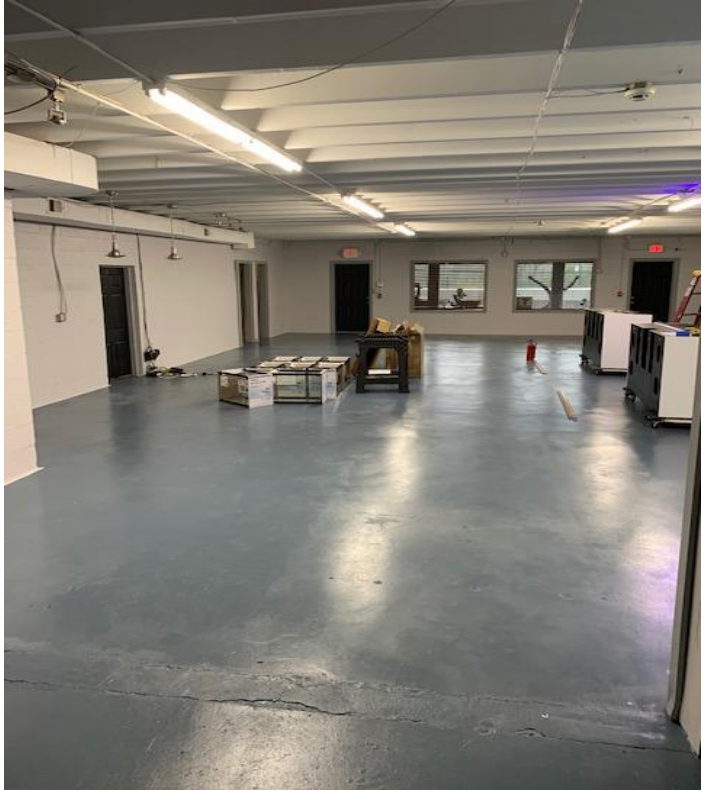
Phone (864) 235-3898
Fax (864) 235-0448
msshore@msshore.com

No warranty or representation, expressed or implied is made as to the accuracy of the information contained herein and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice and to any special listing conditions imposed by our principals.



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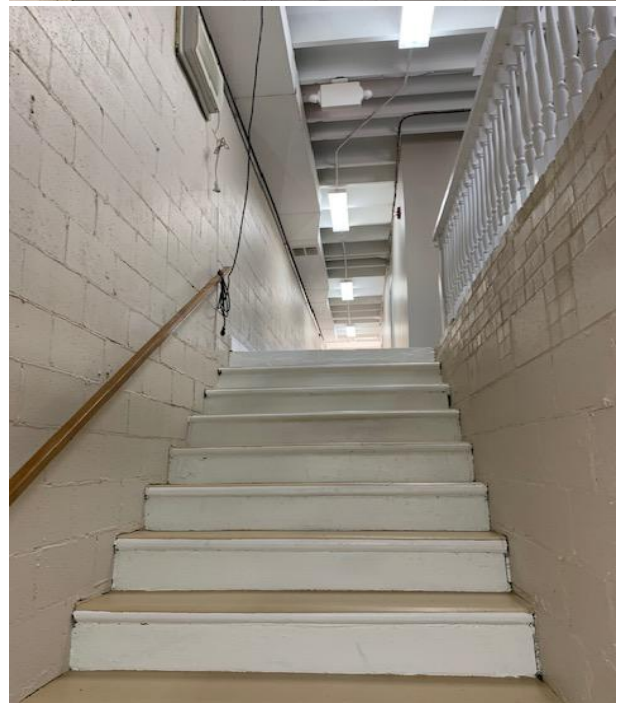
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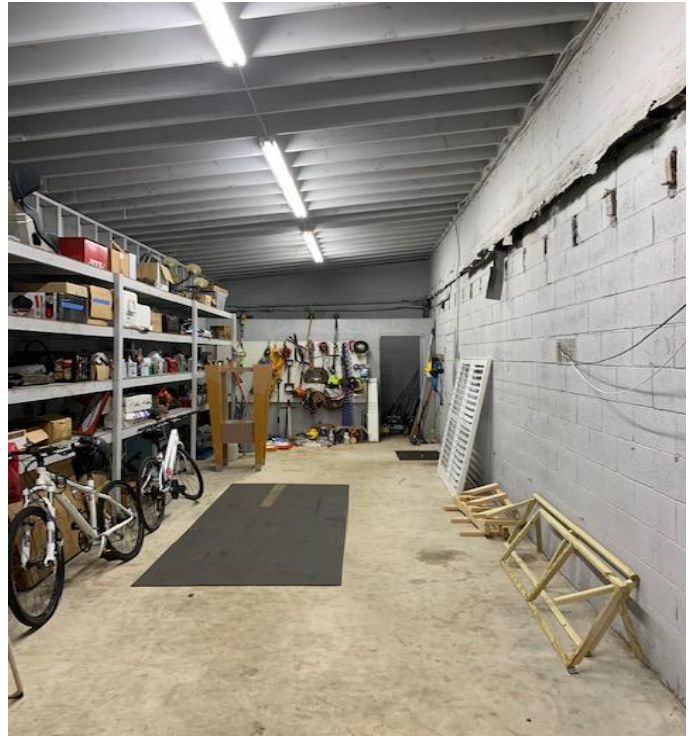
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